

# PREVENT ROOF DAMAGE BEFORE IT STARTS






# The importance of inspections for your commercial roof: **DON'T WAIT FOR COSTLY LEAKS!**

Your roof is out of sight and often out of mind, but it's one of the most crucial investments for your business, protecting people and assets. Neglecting it can lead to costly problems down the line and may compromise your roof's warranty\*, leaving your business exposed to unnecessary risks.

A quality roof is built to last, but without regular maintenance, even the sturdiest roofs can deteriorate. Preventative inspections and maintenance can help identify issues before they escalate into more costly problems.

Ensure your roof stays in top condition! Invest in preventative maintenance today and continue in your daily operations with peace of mind.


## COMMON CAUSES OF ROOF DAMAGE



HAIL AND ICE DAMAGE



BIOLOGICAL GROWTH



PONDING WATER

- Clogged Drains
- Debris and Dirt
- Biological Growth
- Hail and Ice
- Snow Shovel Damage
- Heavy Foot Traffic
- Heavy Rain
- Chemicals
- Grease and Oil
- Wildlife

## ROOF INSPECTION & MAINTENANCE

Roof inspections and regular roof maintenance can help prevent small issues from becoming big ones, prolonging the life of your roof and protecting your business.

### Clear Debris

Use a stiff bristle broom to clear accumulated dirt and leaf deposits around drains and scuppers.

### Tears, Splits & Punctures

Look for tears, splits, and punctures in the roofing membrane, and contact a Licensed Elevate Contractor as soon as possible to discuss repair options.

### Check Flashings

Inspect metal counter flashings at roof-to-wall transitions and around rooftop units, vents, and skylights.

### Secure Equipment

Verify that rooftop equipment is secure and won't become dislodged in high winds.

### Ponding Water

Watch for standing water or "ponding water," defined by the National Roofing Contractors Association as water that remains for longer than 48 hours after a rain event.

### Clear Blockages

Clear any blockages from drains, downspouts or gutters.

\*Refer to your manufacturer's warranty, if applicable, to understand your rights and responsibilities regarding roof inspections and maintenance, so you don't inadvertently jeopardize continued warranty coverage. If your roof is currently covered by an Elevate warranty, please refer to the Owner's Manual, or reach out to Warranty Services at 800-428-4511 with any questions.



Stay ahead of costly damage with seasonal inspections of your commercial roof! At Elevate, we want to help provide guidance to effectively maintain and care for one of your building's biggest assets.

## 3 MAIN FACTORS THAT CONTRIBUTE TO ROOF LEAKS

### 1] Rooftop Traffic and Trades

Rooftop traffic is inevitable for maintenance and repairs, but it can lead to significant roof damage if not properly managed.

- Repeated traffic on specific pathways can deteriorate your roofing membrane over time.
- Mishandling tools and equipment can move or damage roofing components, creating entry points for water.
- Heavy equipment can crush or compress roof insulation, which can accelerate wear to the roofing membrane.

*NOTE: Damage sustained as a result of roof traffic and other types of physical damage is excluded by most commercial roofing manufacturers' warranties.*

### 2] Punctures and Tears

Punctures and tears are common culprits behind roof leaks, often caused by environmental factors and human activity.

- Allows water to seep through roofing membrane, leading to leaks inside the building.
- Weakens the roof deck and structural components, potentially leading to significant structural damage.
- Rips or tears in the membrane can be exacerbated by thermal expansion and contraction, creating larger openings for water to enter.

### 3] Ponding Water and Clogged Drains

Ponding water and clogged drains can create significant threats to roof integrity, leading to severe damage if not properly managed.

- Creates dangerous slip hazards for those accessing the roof, and may also cause biological growth such as algae and mold.
- A small cut or puncture in an area of ponding water can lead to significant infiltration and damage to roof insulation.
- In colder climates, ponding water can freeze and expand, causing cracks and leaks when it thaws.

## PROTECTING YOUR ROOF IN DIFFERENT CLIMATES

### HOT WEATHER

In warm climates, spring is essential for preparing your roof before the stormy season

- Schedule your annual spring inspection early.
- Inspect after severe storms to address debris, clogged drains or ponding water.



### COLD WEATHER

Winter brings risks like freeze-thaw cycles, heavy snow loads, and ice dams that can damage your roof

- Schedule your fall inspection early to catch potential issues before winter weather strikes.
- Monitor wear and tear to ensure timely repairs in the spring.



## ROOF INSPECTION FAQs

### Who should perform maintenance and inspections?

Our network of Licensed Elevate Roofing Contractors have the expertise and know-how to perform inspections safely and professionally.



Scan the QR code to find a Licensed Elevate Contractor near you.

### How often should I inspect my roof?

We recommend inspections at least twice a year. Once in the spring and once in the fall - as well as after any severe weather events.

### What should I keep track of?

Record all inspections and maintenance activities, including photos and invoices. Easily manage your inspections and maintenance with the log provided here.

## NOBODY COVERS YOU BETTER™

For over 40 years, Elevate has manufactured best-in-class commercial roofing systems.

Just as there is an Elevate roofing system for every unique commercial building, there is also an Elevate warranty for every building, every system and every budget.

The Elevate Red Shield™ Limited Warranty stands alone among the competition. Among the many benefits of the Red Shield Limited Warranty are material and labor coverage with comprehensive, no-dollar limit liability; “edge-to-edge” system coverage including membrane, insulation and metal; and, coverage that is transferable from owner-to-owner. Depending on the commercial roofing system, terms of the warranty can range from five years to a Platinum 30-year limited warranty.

## ROOF INSPECTIONS & MAINTENANCE LOG

Streamline your inspections and maintenance with our easy-to-use checklist. Effortlessly track seasonal inspections, severe weather damage, and ongoing maintenance

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REPORT A LEAK  
800.830.5612

AMRIZE WARRANTY SERVICES  
800.428.4442

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